

BIRMINGHAM CITY COUNCIL

**PLANNING COMMITTEE
3 OCTOBER 2024**

**MINUTES OF A MEETING OF THE PLANNING COMMITTEE HELD ON
THURSDAY 3 OCTOBER 2024 AT 1100 HOURS IN COMMITTEE ROOMS 3
& 4, COUNCIL HOUSE, BIRMINGHAM**

PRESENT: - Councillor David Barker in the Chair.

Councillors David Barrie, Phil Davis, Mahmood Hussain, Colin Green, Gareth Moore, Saqib Khan, Yvonne Mosquito, Rinkal Shergill, Rashad Mahmood and Clifton Welch.

8287

INTRODUCTIONS

The Chair notified the Committee, that this was a quasi-judicial meeting, and no decisions had been made in advance of the meeting. He highlighted Members who sat on this Committee were sitting as representatives of the Council as a whole and not Ward Councillors.

8288

NOTICE OF RECORDING

The Chair advised that this meeting would be webcast for live or subsequent broadcast via the Council's Public-I microsite ([please click this link](#)) and that members of the press/public may record and take photographs except where there are confidential or exempt items.

DECLARATIONS OF INTEREST

None submitted.

CHAIR'S ANNOUNCEMENTS

None submitted.

APOLOGIES

8290

Councillors Jane Jones, Mumtaz Hussain and Martin Brookes.

MINUTES

Planning Committee – 3 October 2024

8292

The minutes of the meeting of the Committee held on 5th September 2024 having been circulated, were confirmed by the Committee and signed by the Chair.

The business of the meeting and all discussions in relation to individual planning applications including issues raised by objectors and supporters thereof was available for public inspection via the web-stream.

REPORTS OF THE DIRECTOR OF PLANNING, TRANSPORT AND SUSTAINABILITY

The following reports were submitted:

(See Document No. 1)

PLANNING APPLICATIONS IN RESPECT OF THE SOUTH AREA

REPORT NO. 6 - NEWMAN HOUSE, 29 HARRISONS ROAD, EDGBASTON, BIRMINGHAM B15 3QR - 2023/05174/PA

The Principal Planning Manager (South) confirmed the following update:

- Representation received from Preet Kaur Gill MP confirming her support for the scheme.

A speaker spoke in favour of the application and a speaker spoke against the application.

Members commented on the application and the Area Planning Manager (South) responded thereto.

Upon being put to a vote it was 6 in favour, 5 against and 0 abstention.

RESOLVED: -

- (i) That planning permission be granted subject to the completion of a Section 106 legal agreement and conditions as set out in the report
 - (ii) that in the absence of a suitable legal agreement being completed to the satisfaction of the Local Planning Authority by 22 December 2024, or such later date as may be authorised by officers under powers hereby delegated, planning permission be refused for the reason(s) set out in the report; and
 - (iii) that the City Solicitor be authorised to prepare, seal and complete the appropriate legal agreement.
-

Planning Committee – 3 October 2024

REPORT NO. 7 - OPPOSITE VILLAGE HALL, WEOLEY HILL, SELLY OAK, BIRMINGHAM, B29 4AR- 2024/03273/PA

The Principal Planning Manager (South) confirmed there were no updates.

Members commented on the application and the Principal Planning Manager (South) responded thereto.

Upon being put to a vote it was 10 in favour, 0 against and 0 abstention.

8293

RESOLVED: -

No Prior Approval Required.

REPORT NO. 8 - 321 WORLDS END LANE, QUINTON, BIRMINGHAM, B32 2SA - 2024/04553/PA

Councillor Davis left the room.

The Principal Planning Manager (South) confirmed there were no updates.

Members commented on the application and the Principal Planning Manager (South) responded thereto.

Upon being put to a vote it was 9 in favour, 0 against and 1 abstention.

RESOLVED: -

That planning permission be approved subject to conditions set out in the report.

PLANNING APPLICATIONS IN RESPECT OF THE NORTH AREA

REPORT NO. 9 - 173-175 SOHO ROAD, HANDSWORTH, BIRMINGHAM, B21 9SU - 2024/03302/PA

Councillor Davis returned to the room but did not take part in the vote.

The Principal Planning Manager (North) confirmed the following updates:

- Aware of representation sent from Soho Road BID direct to members of the Planning Committee. This raises similar issues as per their submission on the application and detailed within the officer report.

Members commented on the application and the Principal Planning Manager (South) responded thereto.

Upon being put to a vote it was 0 in favour, 0 against and 1 abstention.

RESOLVED

Planning Committee – 3 October 2024

That planning permission be refused. It was agreed by the Committee that Planning Officers are to draft a reason for refusal based on increased fear of crime and antisocial behaviour, and to make a decision under delegated powers without having to bring it back for consideration by this committee.

REPORT NO. 10 - FOUR OAKS JUNIOR AND INFANT SCHOOL, EDGE HILL ROAD, SUTTON COLDFIELD, BIRMINGHAM, B74 4PA - 2024/03683/PA

The Principal Planning Manager (North) confirmed the following updates:

- As the Council has a land interest in the site, the BNG monitoring fee cannot be secured via a S106 agreement, but by means of a condition. As such the recommendation needs to change to 'approve subject to conditions' and a suitable condition added:

“Requires the prior submission of arrangements for the monitoring of the onsite BNG.

No development shall take place until details have been submitted to and approved in writing by the Local Planning Authority for the arrangement for the monitoring, including the legal and funding mechanisms, of the on-site BNG by the Local Planning Authority.”

Reason: To ensure the development delivers a biodiversity net gain on site in accordance with Schedule 7A of the Town and Country Planning Act 1990.”

- A submitted remediation strategy confirms that previous investigations have classified the site as very low risk and as such no ground gas protection measures are required. Regulation Services have confirmed that conditions 17 and 18 can now be deleted.

A speaker spoke in favour of the application and a speaker spoke against the application.

Members commented on the application and the Principal Planning Manager (North) responded thereto.

Upon being put to a vote it was 11 in favour, 0 against and 0 abstention.

RESOLVED: -

That planning permission be granted subject to conditions set out in the report.

REPORT NO. 11 - LAND AT FORMER COMET PH, COLLINGBOURNE AVENUE, HODGE HILL, BIRMINGHAM, B36 8PE - 2018/03568/PA

The Principal Planning Manager (North) confirmed there were no updates.

Members commented on the application and the Principal Planning Manager (North) responded thereto.

Planning Committee – 3 October 2024

Upon being put to a vote it was 0 in favour, 8 against and 3 abstentions.

RESOLVED: -

Request to vary Section 106 legal agreement DENIED.

REPORT NO. 12 - LAND BOUNDED BY FLOODGATE STREET/FAZELEY STREET/HEATH MILL LANE, DIGBETH, BIRMINGHAM, B9 - 2024/04606/PA

The Principal Planning Manager (North) confirmed there were no updates.

Upon being put to a vote it was 0 in favour 11, 0 against and 0 abstention.

RESOLVED: -

That planning permission be approved subject to conditions set out in the report.

OTHER URGENT BUSINESS

None submitted.

The meeting ended 1201 hours.

.....
CHAIR